

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Fort Smith**

State: **AR**

PJ's Total HOME Allocation Received: **\$6,794,279**

PJ's Size Grouping*: **C**

PJ Since (FY): **1994**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 3			
% of Funds Committed	88.32 %	95.12 %	3	90.66 %	32	32	
% of Funds Disbursed	87.48 %	87.20 %	2	81.06 %	73	77	
Leveraging Ratio for Rental Activities	0	1.29	3	4.62	0	0	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	91.70 %	1	81.27 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	83.87 %	79.03 %	1	68.23 %	70	76	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	100.00 %	67.46 %	1	79.86 %	100	100	
% of 0-30% AMI Renters to All Renters***	50.00 %	33.25 %	1	44.82 %	57	60	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	76.01 %	1	94.65 %	100	100	
Overall Ranking:			In State:	1 / 3	Nationally:	58	56
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$21,167	\$9,846		\$25,419	2 Units	0.50 %	
Homebuyer Unit	\$12,125	\$16,608		\$14,530	351 Units	88.00 %	
Homeowner-Rehab Unit	\$17,561	\$20,126		\$20,251	46 Units	11.50 %	
TBRA Unit	\$0	\$0		\$3,156	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Fort Smith AR

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$21,167	\$57,564	\$18,068
State:*	\$103,439	\$63,421	\$31,000
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 2.7 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.79

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	100.0	34.9	60.9	0.0
Black/African American:	0.0	14.8	39.1	0.0
Asian:	0.0	6.9	0.0	0.0
American Indian/Alaska Native:	0.0	0.6	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.9	0.0	0.0

ETHNICITY:

Hispanic	0.0	41.9	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	50.0	22.3	54.3	0.0
2 Persons:	50.0	20.2	32.6	0.0
3 Persons:	0.0	25.9	4.3	0.0
4 Persons:	0.0	16.9	2.2	0.0
5 Persons:	0.0	9.6	2.2	0.0
6 Persons:	0.0	3.6	2.2	0.0
7 Persons:	0.0	1.2	0.0	0.0
8 or more Persons:	0.0	0.3	2.2	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	0.0	22.9	21.7	0.0
Elderly:	0.0	6.0	56.5	0.0
Related/Single Parent:	100.0	26.8	10.9	0.0
Related/Two Parent:	0.0	36.4	8.7	0.0
Other:	0.0	7.8	2.2	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	0.0 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	100.0	

of Section 504 Compliant Units / Completed Units Since 2001 8

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Fort Smith

State: AR

Group Rank: 58
(Percentile)

State Rank: 1 / 3 PJs

Overall Rank: 56
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	83.87	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	1.74	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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